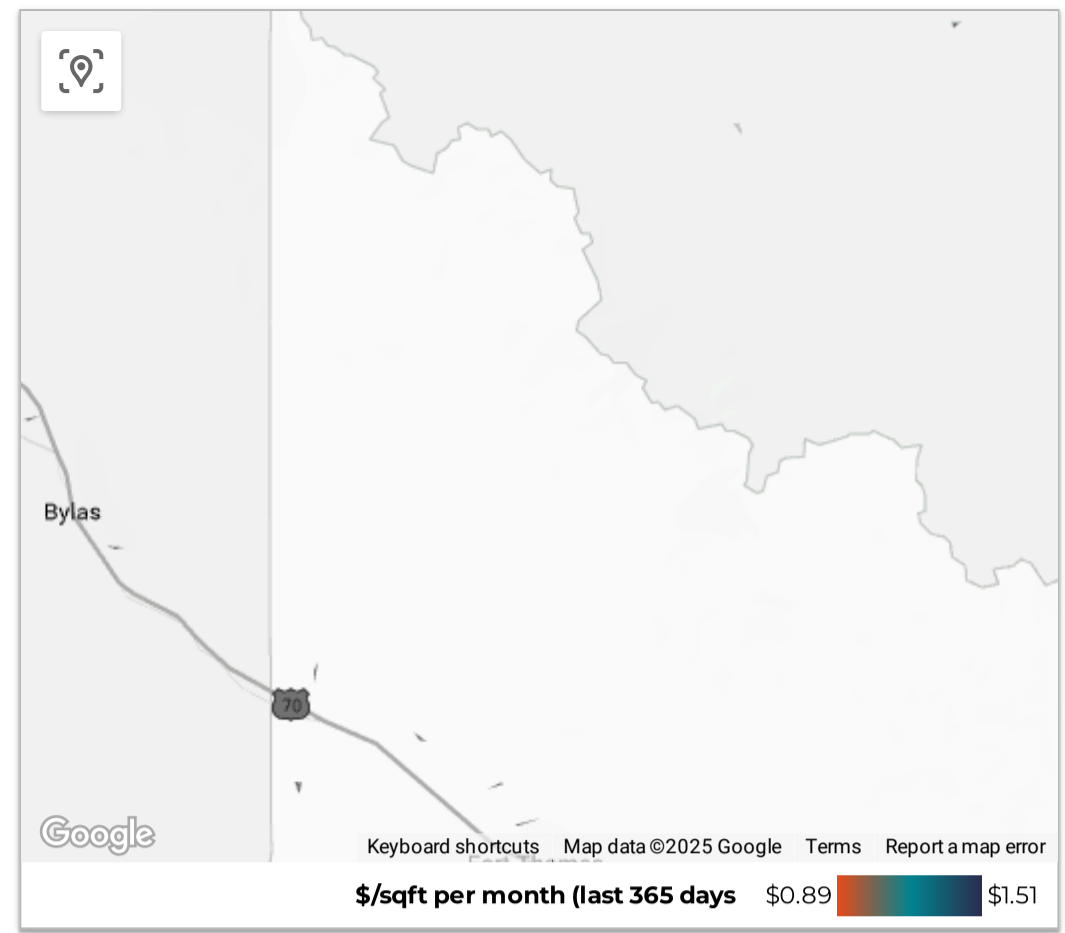


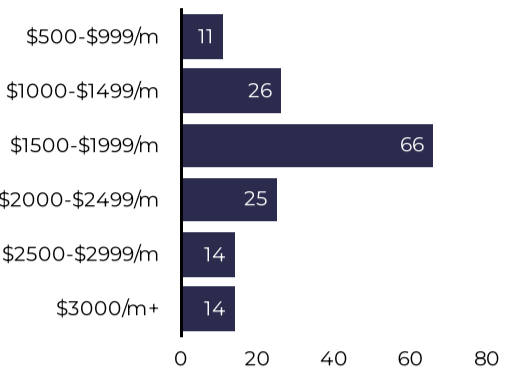
Southern AZ Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Jan 6, 2025

Region City Zip Code
 County Type Beds
 Price Range Between and

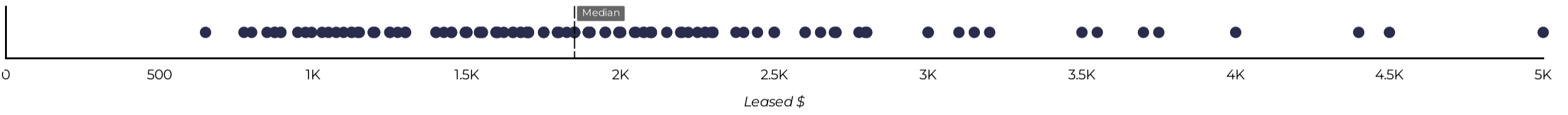


December



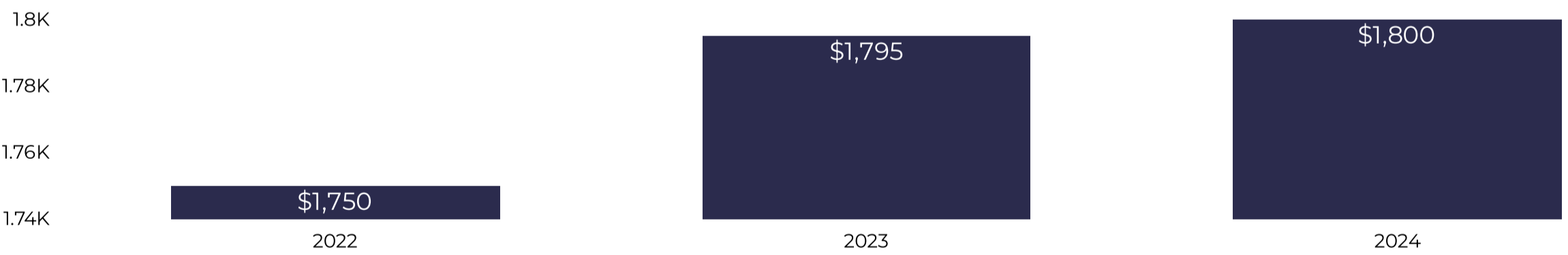
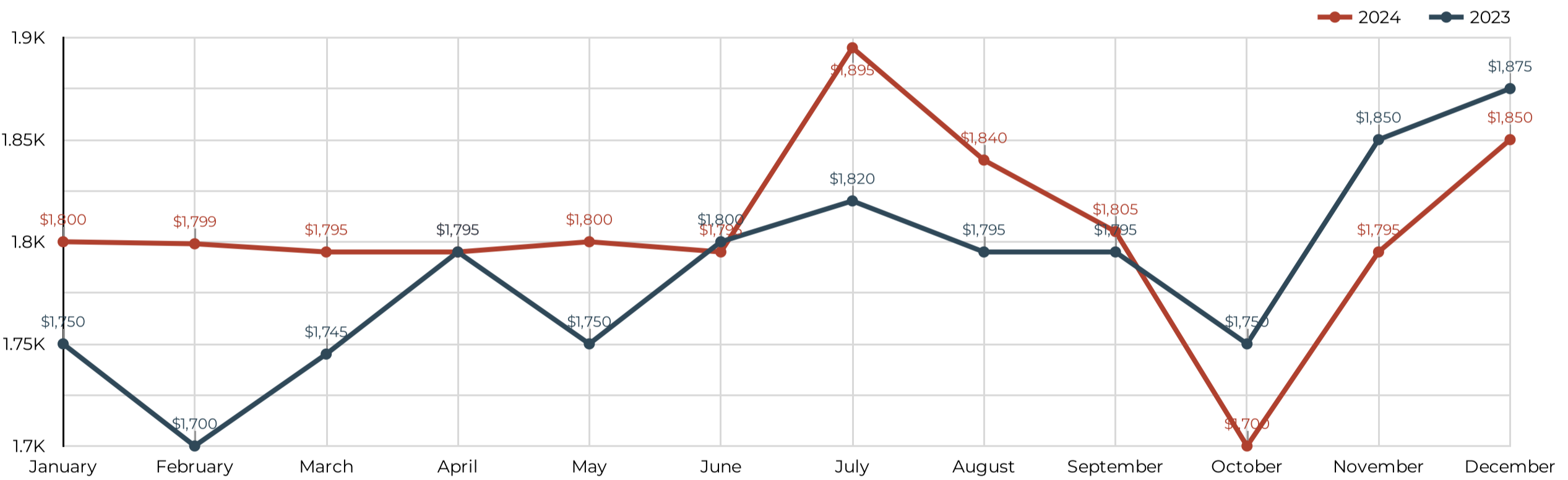
of Leases: **156** (-13.8% from previous year)
 Median Lease (\$/month): **\$1,850** (-1.3% from previous year)
 Total Monthly Rental Volume: **\$302,770** (-14.2% from previous year)
 Median Days on Market: **40** (+4 from previous year)
 \$/sqft: **\$1.30** (+\$0.07 from previous year)
 Average % Over Asking: **0.36%** (+0.81% from previous year)

Leases



Median Rental Price/Month

Use this data to see how the cost of real estate has changed in this area over the last 3 years.



Market Activity

Use this data to see changes in total lease activity in this market over the past 3 years.



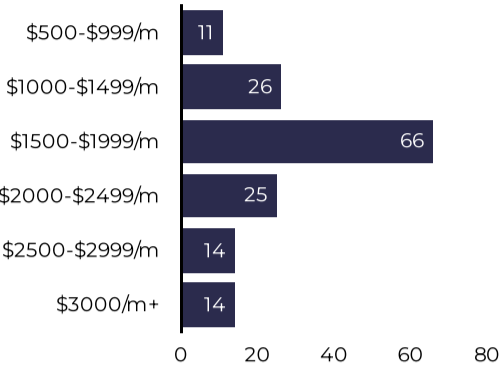
Southern AZ Rental Housing Market

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Region City Zip Code
 County Type Beds
 Price Range Between Enter a value and Enter a value Download



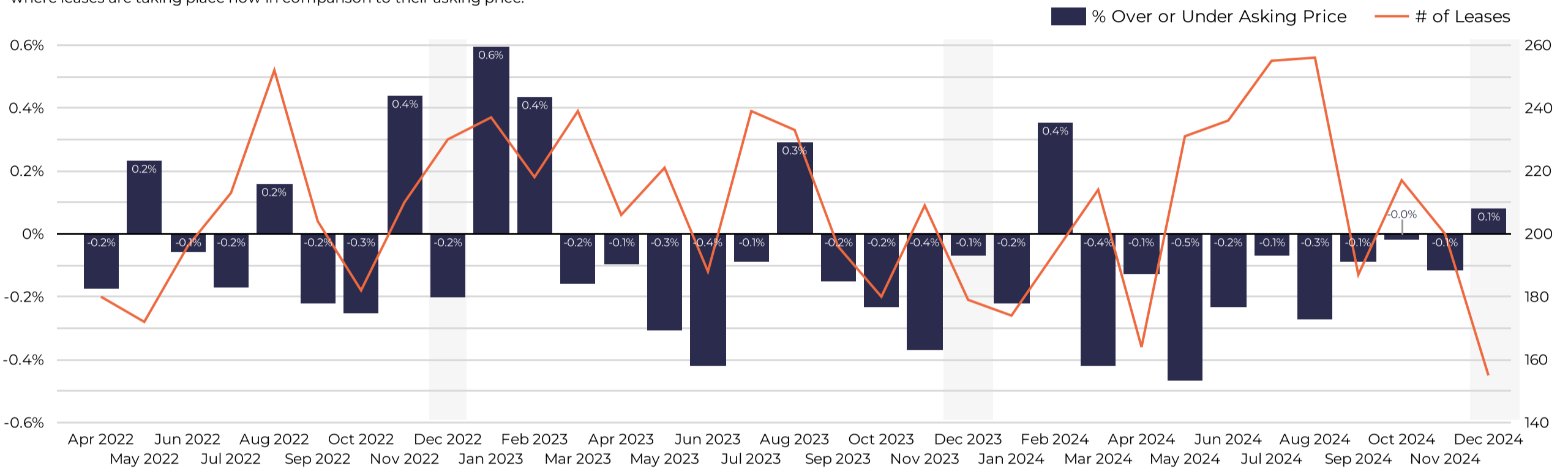
December



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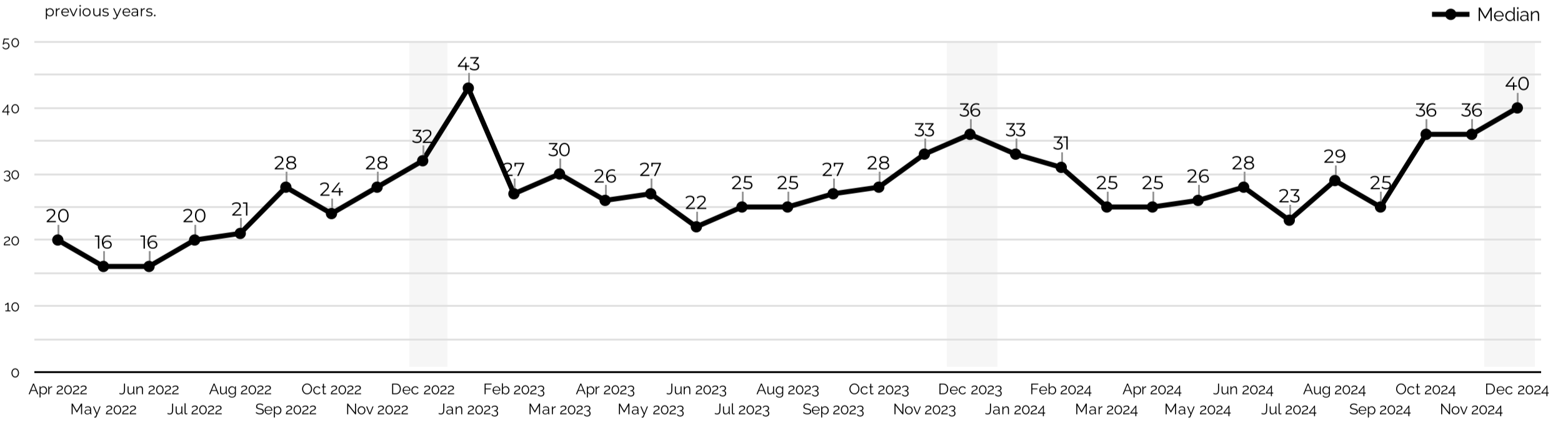
Renter Demand

Explore the seasonality of competitive bidding in this area and understand where leases are taking place now in comparison to their asking price.



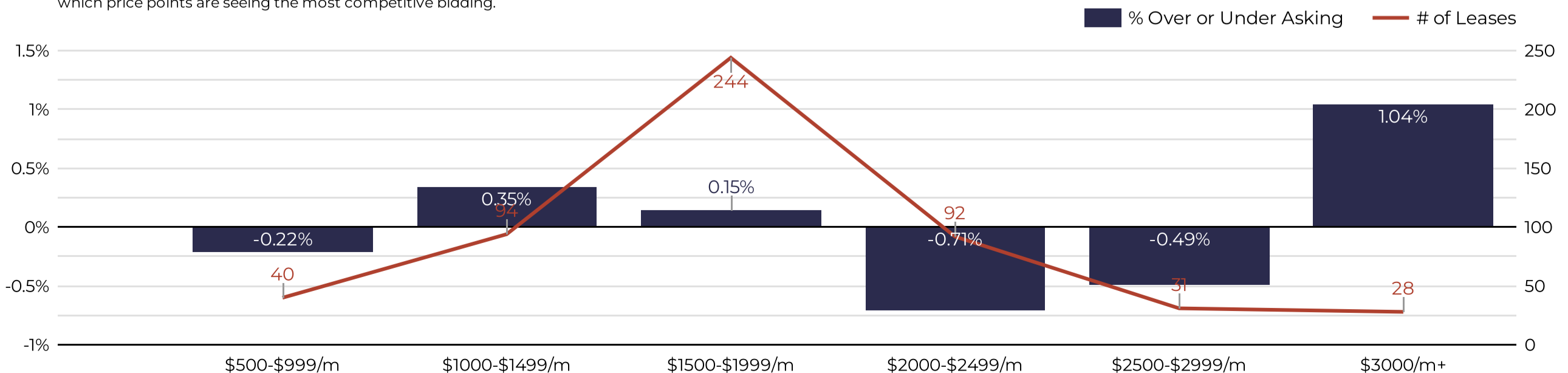
Days on Market

This graphic will help to show how fast listings are leasing vs. in previous years.



Renter Demand at Each Price Range (last 90 days)

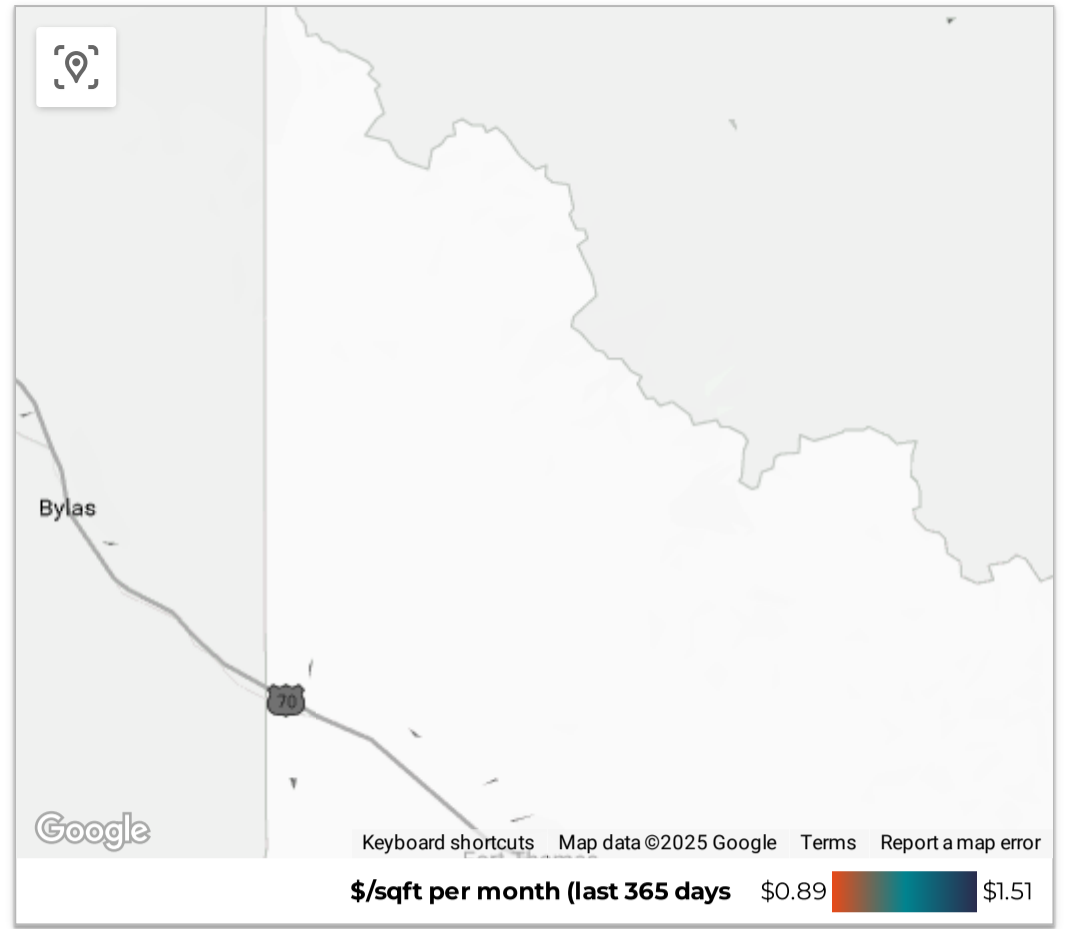
Each price range typically attracts competing renters differently. Use this data to see which price points are seeing the most competitive bidding.



Southern AZ Rental Housing Market

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Region City Zip Code
 County Type Beds
 Price Range Between and

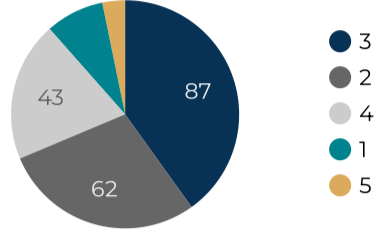


December

of New Listings (Supply)
217
 ↑ 21 from previous year

of New Pendings (Demand)
60
 ↓ -1 from previous year

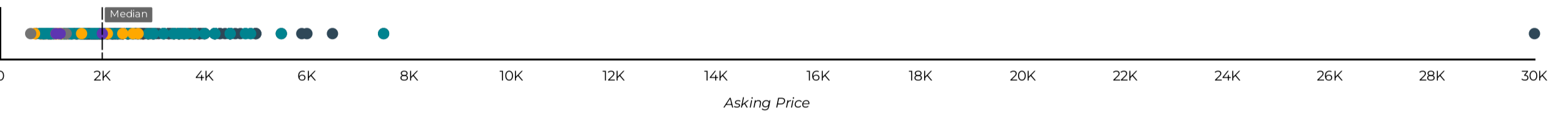
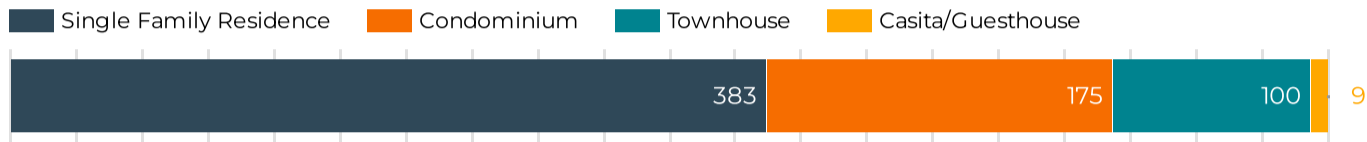
of Bedrooms Delivered



Months of Supply Now
4.31

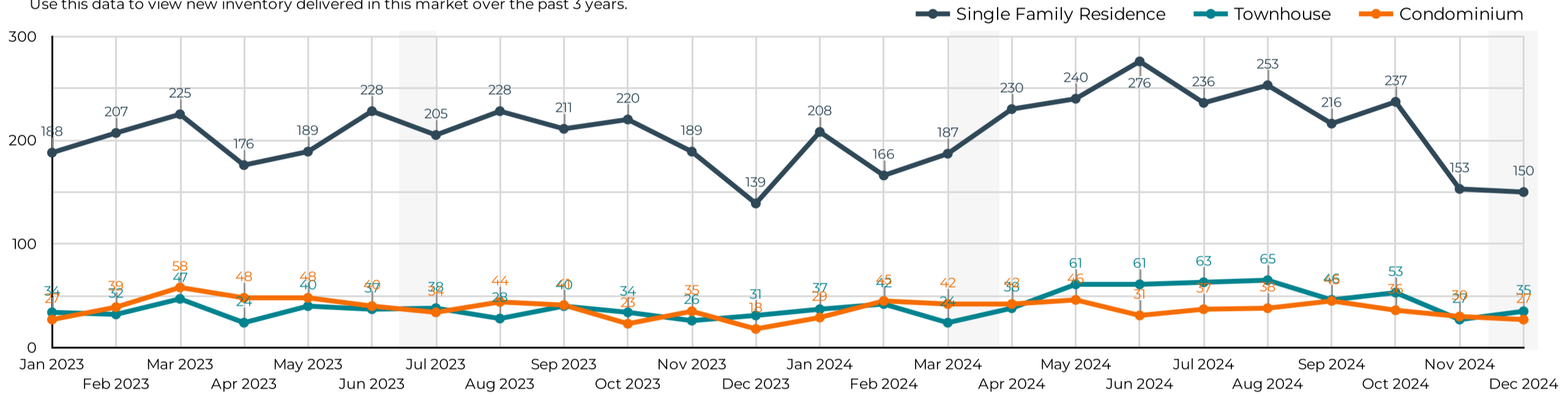
Active Listings Now
672

Active Now



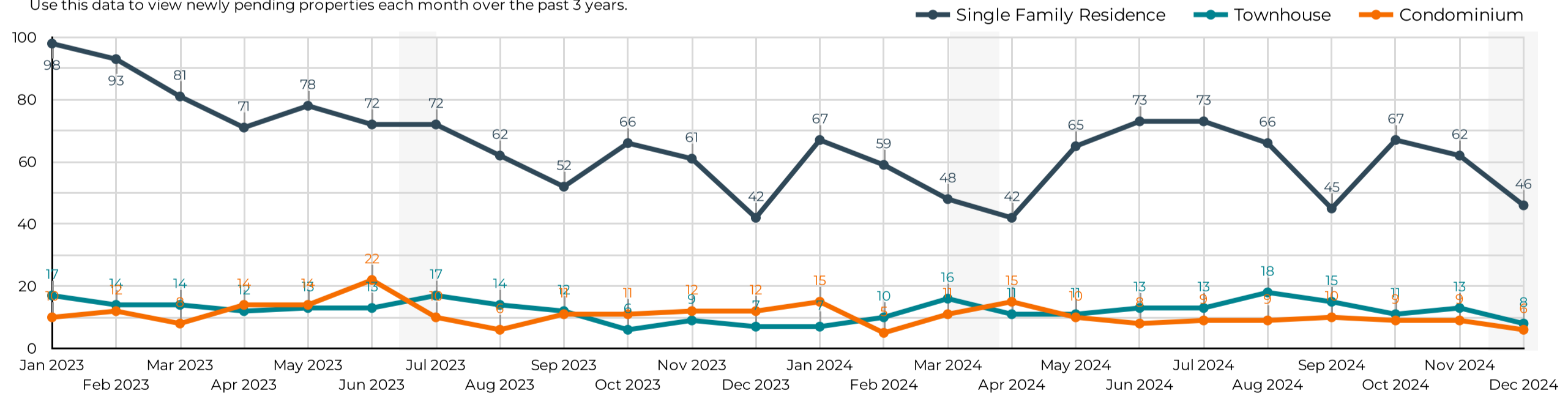
New Rental Listings

Use this data to view new inventory delivered in this market over the past 3 years.



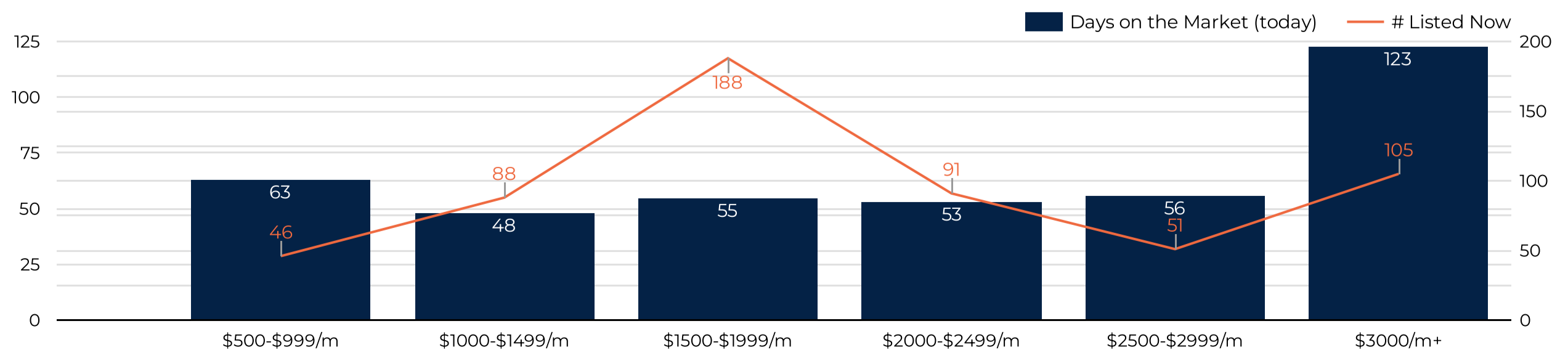
New Pending Leases

Use this data to view newly pending properties each month over the past 3 years.



Active Listings Now

Use this data to see how long current listings are on the market now at each price range.



Southern AZ Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.

This report provides a snapshot of the market as taken on: Jan 6, 2025

Region City Zip Code

County Type Beds

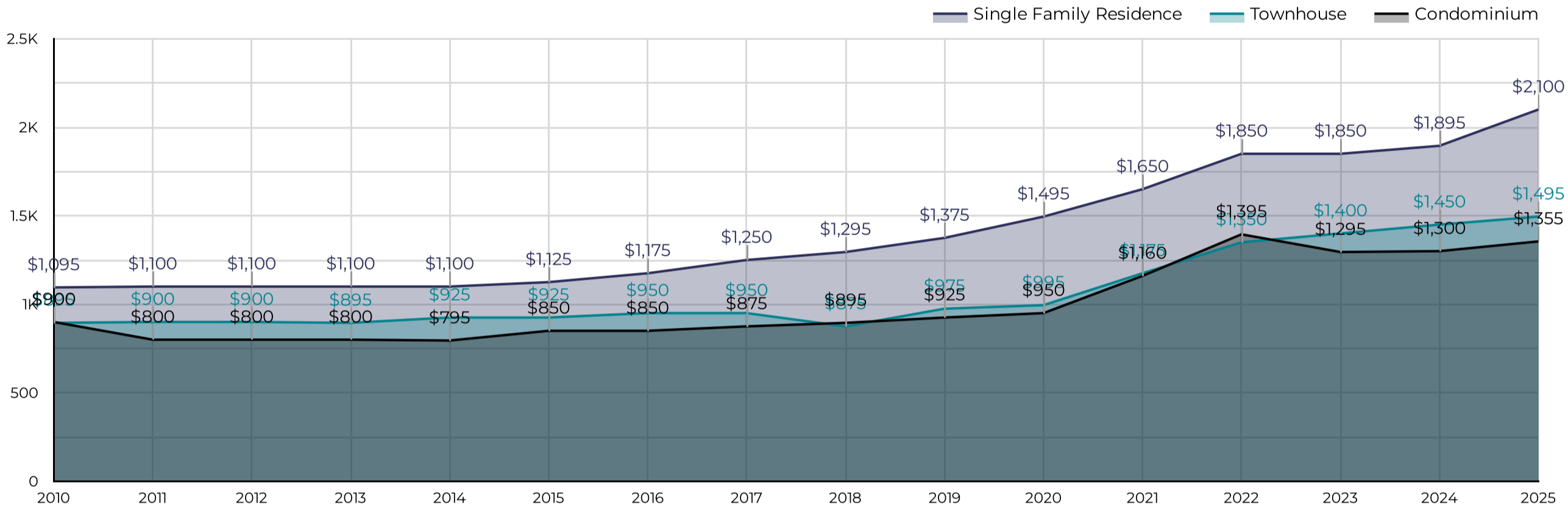
Price Range Between and



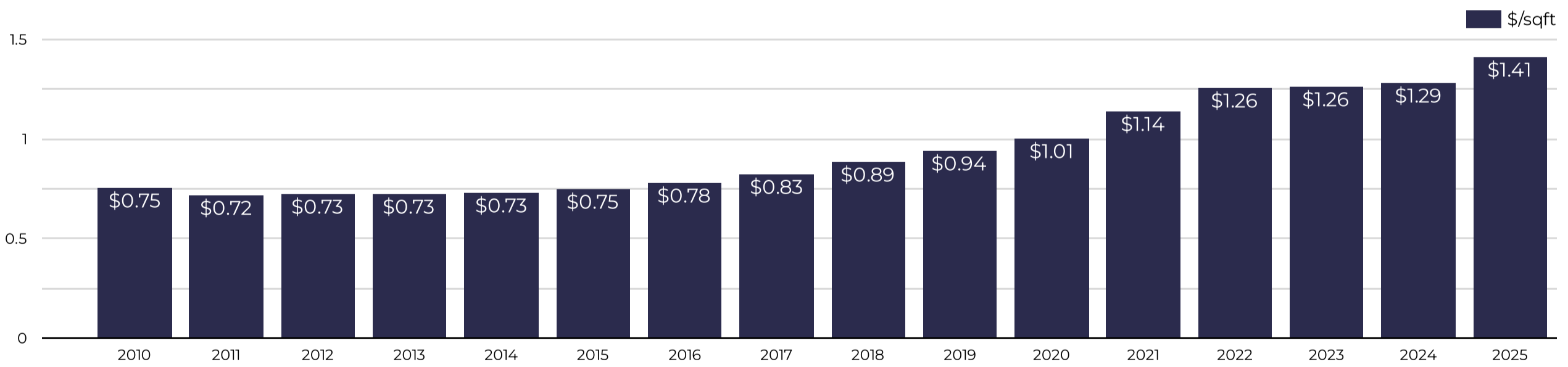
Year-to-Date Statistics
2025

# of Leases 35 ↑ 16.7% from Jan 1, 2024 - Jan 2, 2024	Total Monthly Volume \$83.36K ↑ 20.7% from Jan 1, 2024 - Jan 2, 2024	Median Lease (\$/month) \$1,985 ↑ 4.7% from Jan 1, 2024 - Jan 2, 2024
New Listings 29 ↑ 16.0% from Jan 1, 2024 - Jan 2, 2024	Median Days on Market 56 ↓ 21 from Jan 1, 2024 - Jan 2, 2024	% Over or Under Asking 2.2% ↓ -0.0% from Jan 1, 2024 - Jan 2, 2024

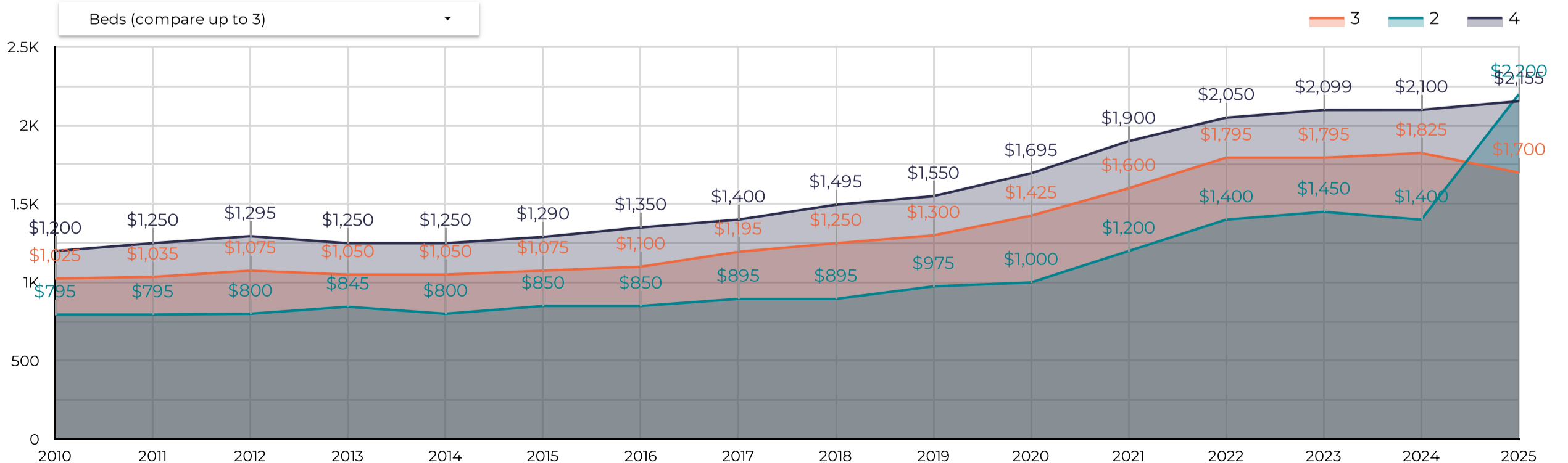
Median Rental Price/Month



\$/Square Foot per Month



Median Lease By Bedrooms



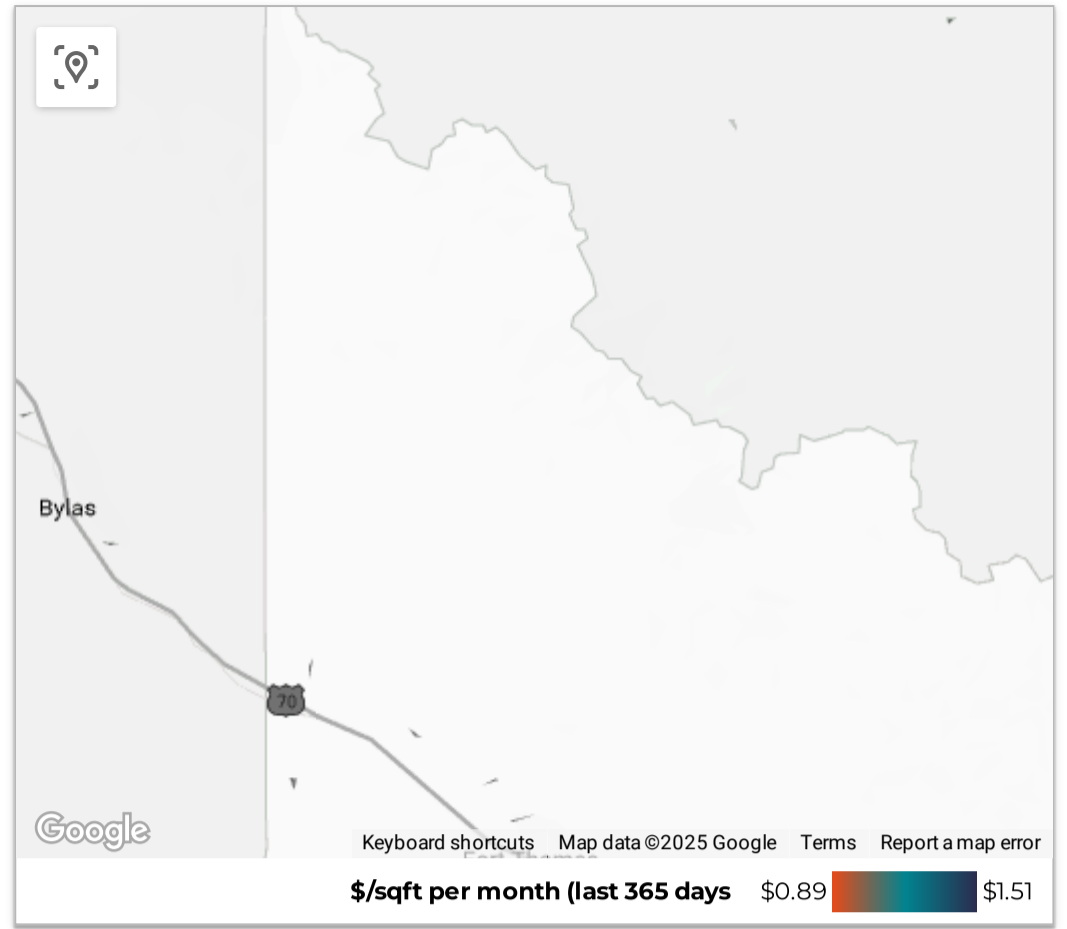
Southern AZ Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ.
This report provides a snapshot of the market as taken on: Jan 6, 2025

Region City Zip Code

County Type Beds

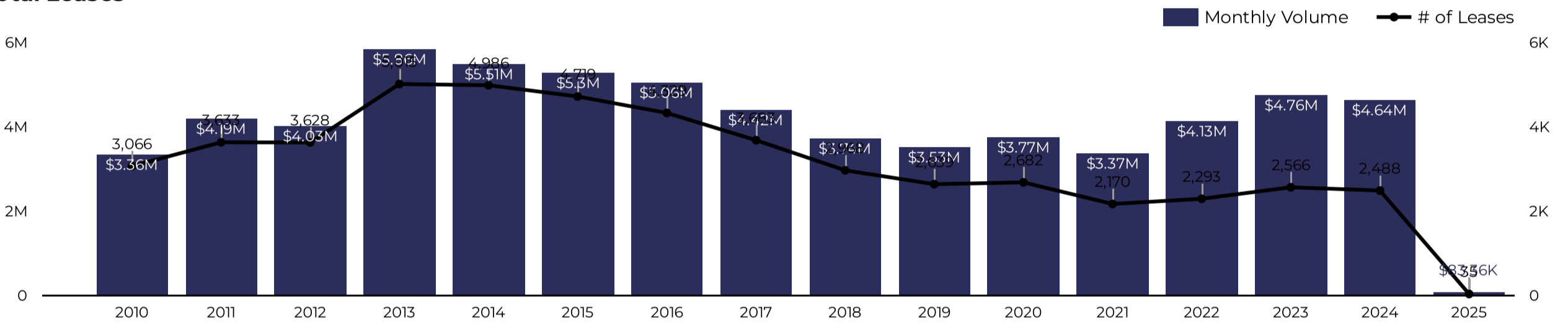
Price Range Between and



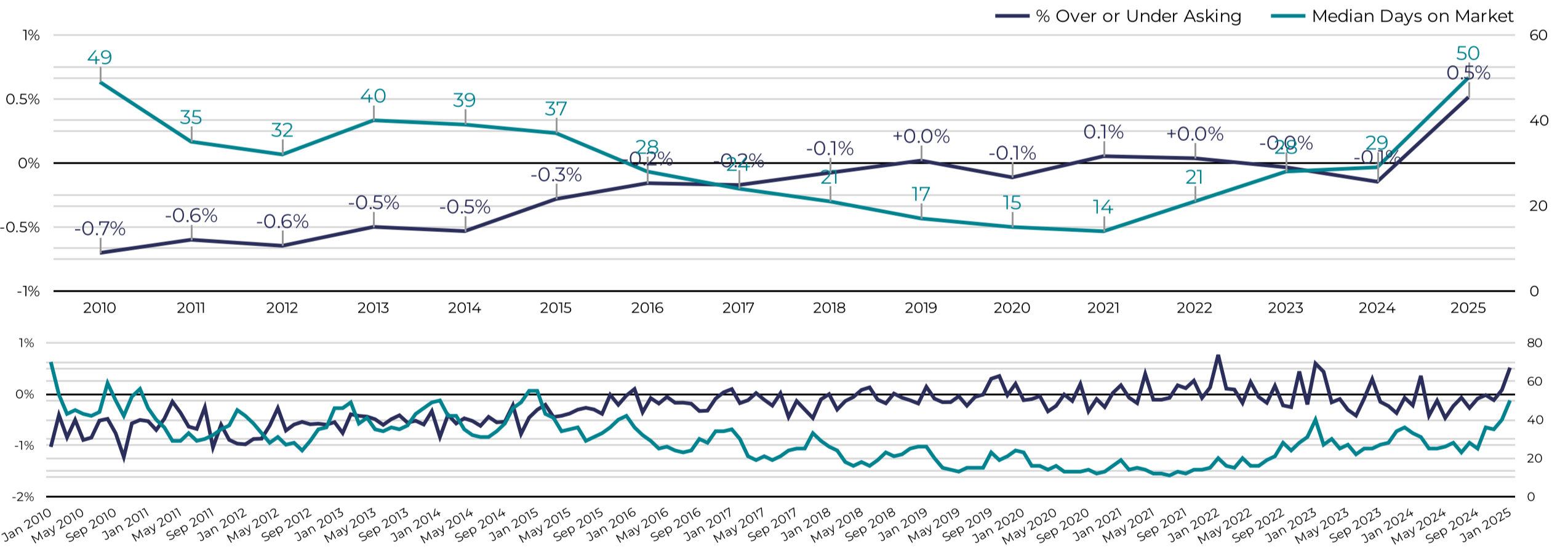
Year-to-Date Statistics 2025

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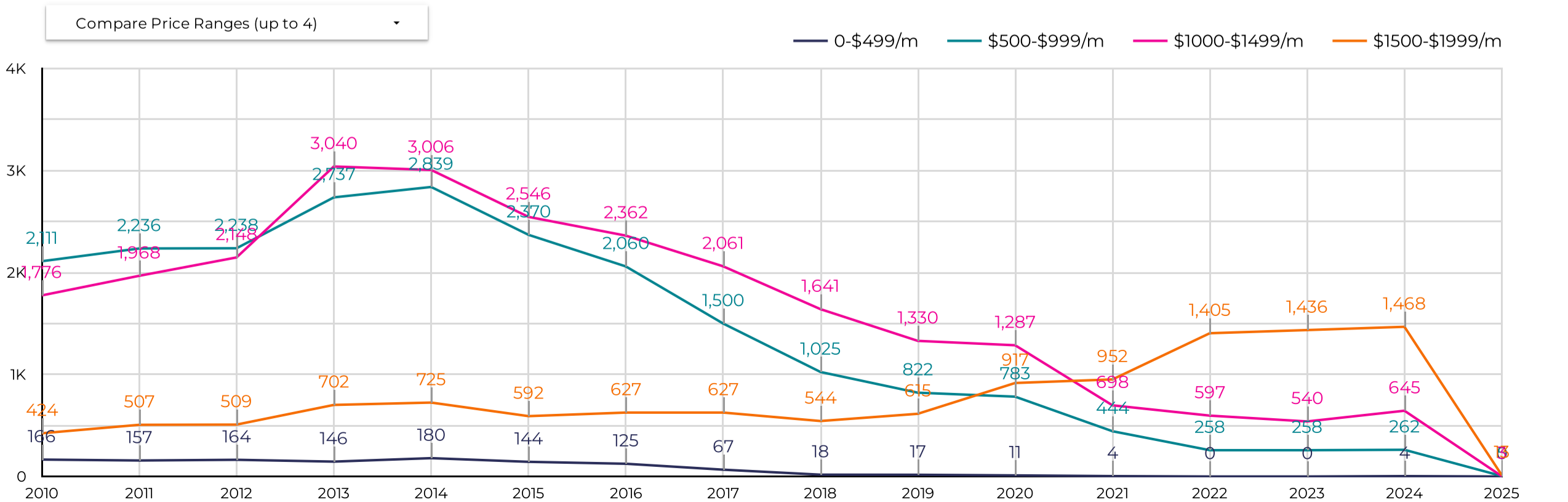
Total Leases



Renter Demand



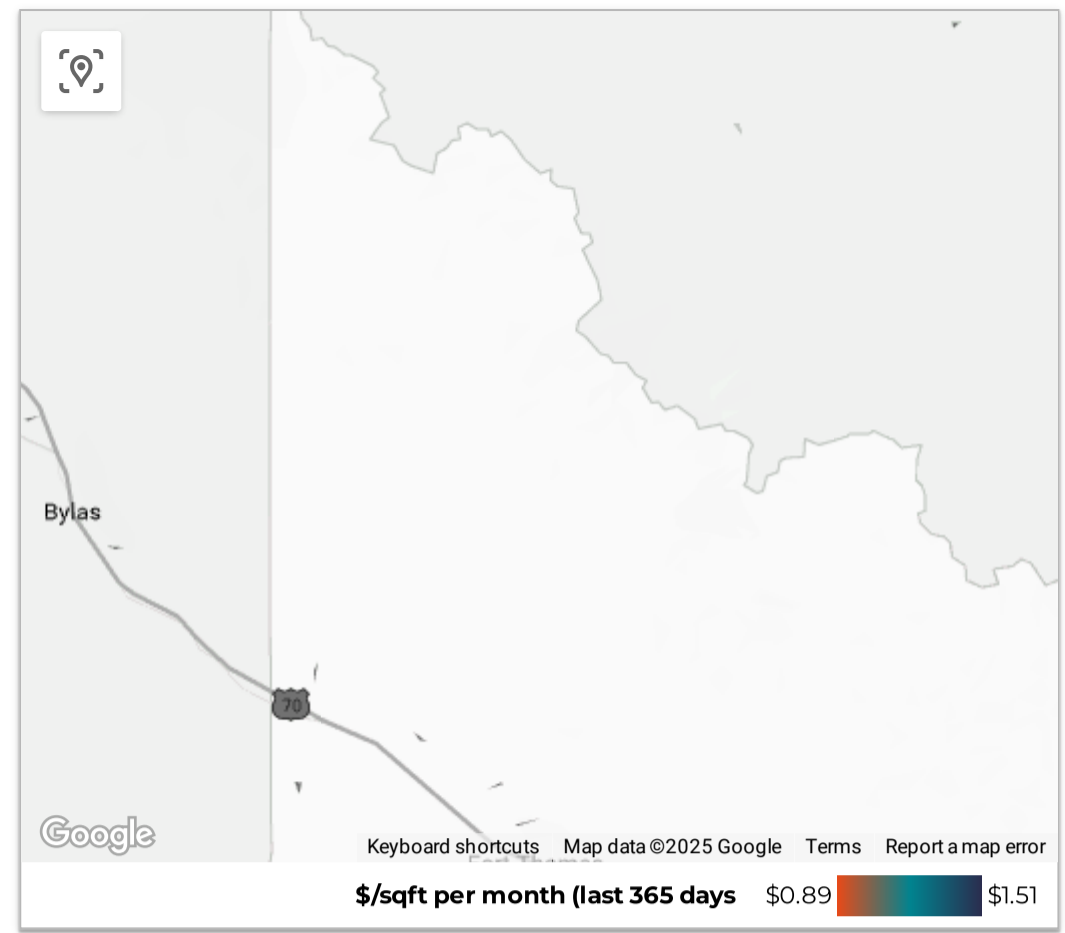
New Rental Listings Delivered



Southern AZ Rental Housing Market

All data is updated in realtime in accordance with content from MLSSAZ. This report provides a snapshot of the market as taken on: Jan 6, 2025

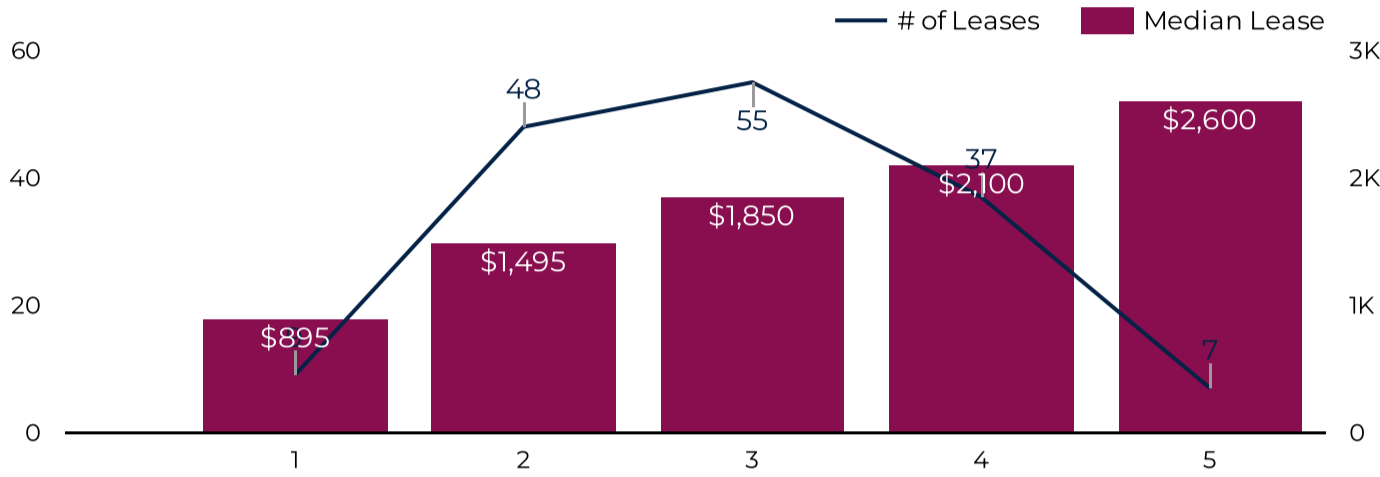
Region City Zip Code
 County Type Beds
 Price Range Between Enter a value and Enter a value Download



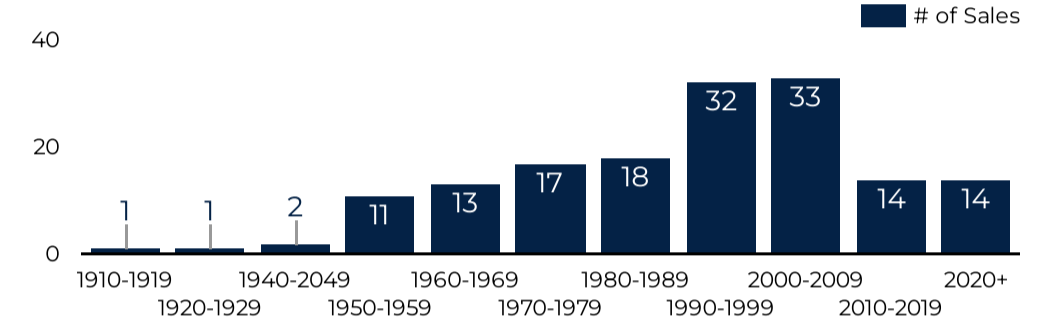
December

of Leases: 156 (-13.8% from previous year)
 Total Monthly Rental Volume: \$302.77K (-14.2% from previous year)
 Average SqFt: 1,591
 Median Year Built: 1,994

Median Lease Price By Bedrooms



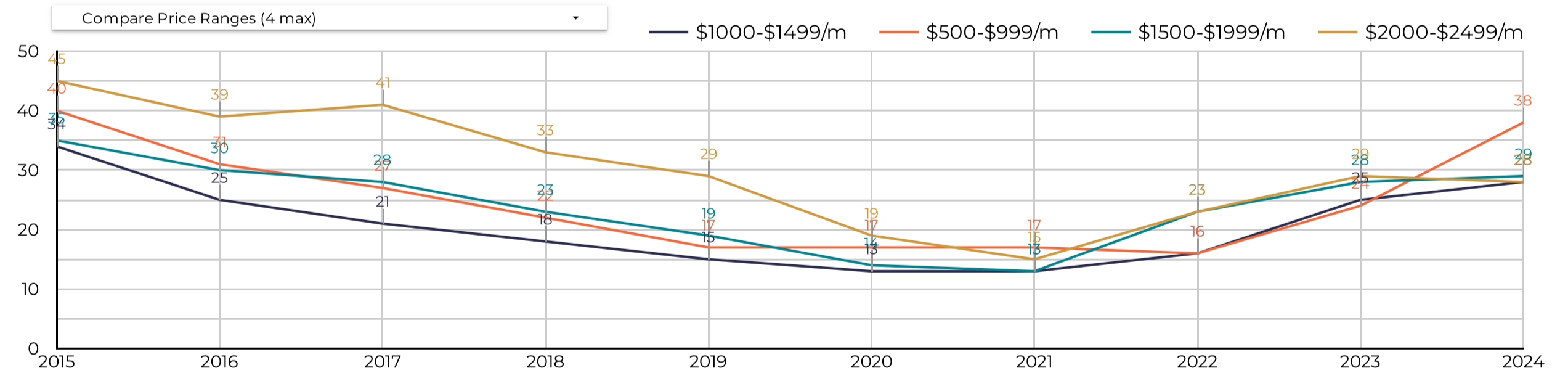
Leases By Property Age



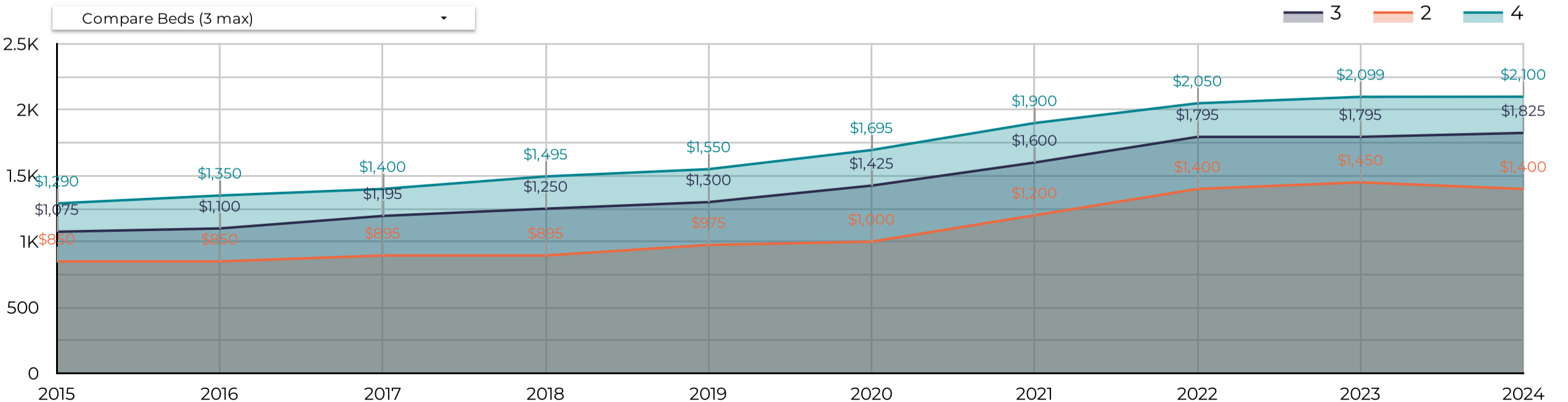
Data By Price Range

Price Range	# of Leases	0-2 Beds	3 Beds	4+ Beds	Median DOM	% Over or Under Asking
\$500-\$999/m	11	11	0	0	31	0%
\$1000-\$1499/m	26	22	4	0	22	0.91%
\$1500-\$1999/m	66	14	35	17	37	0.26%
\$2000-\$2499/m	25	3	9	13	31	-0.51%
\$2500-\$2999/m	14	1	4	9	59	-1.59%
\$3000/m+	14	6	3	5	48	3.62%
Grand total	156	57	55	44	40	0.36%

Median Days on Market



Median Rental Price/Month



MLS of Southern Arizona®

Southern AZ Rental Housing Market



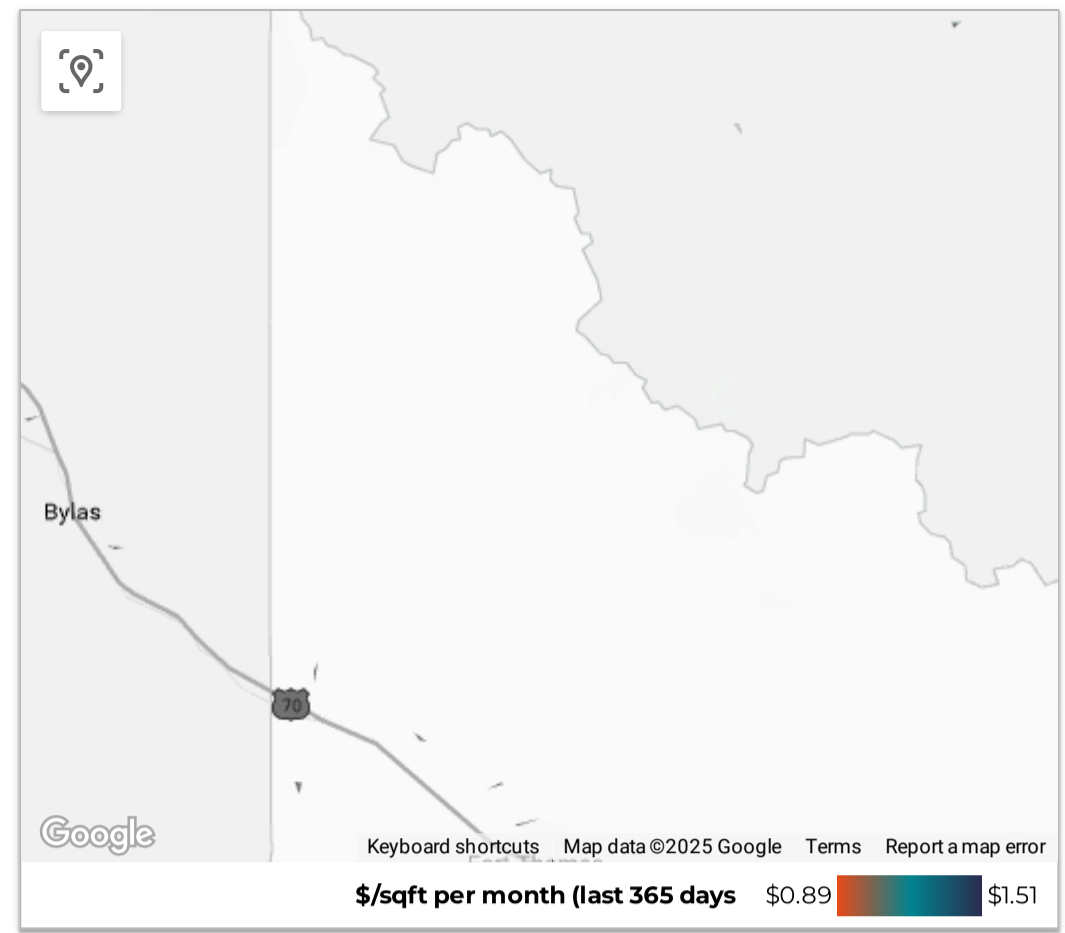
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This report provides a snapshot of the market as taken on: Jan 6, 2025

Region City Zip Code

County Type Beds

Price Range Between and

[Download](#)



Dec 2024

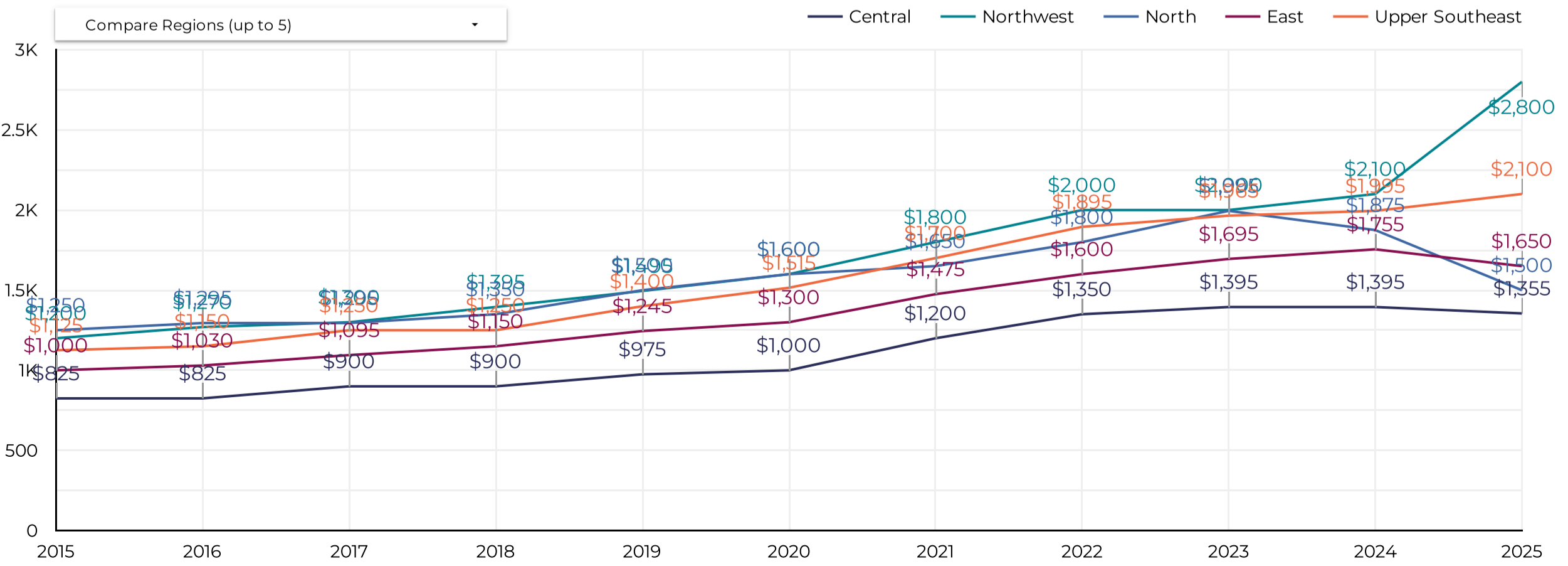
vs. last year

Use this table to compare MLSSAZ regions year-over-year in your selected area on a range of metrics.

Market Activity				Market Pricing				Renter Demand				
Region	# of Leases	% Δ	Volume	% Δ	Median Lease	Δ	\$/sqft	Δ	Median DOM	Δ	% Over	Δ
1. Central	33	-5.7%	\$45.26K	-2.1%	\$1,300	\$100	\$1.40	\$0.14	31	-9	0.1%	-0.1%
2. Northwest	20	-47.4%	\$46.57K	-46.1%	\$2,295	\$300	\$1.24	-\$0.01	52	18	1.1%	1.6%
3. Upper Southeast	18	5.9%	\$36.56K	2.2%	\$1,995	-\$155	\$1.05	\$0.01	37	-17	0.3%	0.5%
4. North	16	-5.9%	\$39.19K	13.9%	\$1,900	\$300	\$1.41	-\$0.13	33	-3	0.1%	1.3%
5. East	14	-17.6%	\$23.82K	-14.0%	\$1,795	\$100	\$1.19	\$0.02	48	29	0.6%	0.8%
6. Upper Northwest	11	120.0%	\$31.45K	96.0%	\$2,775	-\$425	\$1.57	-\$0.23	48	33	-2.3%	-7.4%
7. West	11	-21.4%	\$18.35K	-36.2%	\$1,825	-\$275	\$1.32	\$0.11	42	13	-0.6%	-2.3%
8. South	7	75.0%	\$10.57K	68.2%	\$1,595	\$100	\$1.25	-\$0.03	35	-11	0.3%	0.7%
9. Northeast	7	75.0%	\$15.9K	149.0%	\$2,000	\$805	\$1.41	\$0.21	69	39	-0.8%	-0.8%
10. Southwest	4	-66.7%	\$6.82K	-71.3%	\$1,675	-\$220	\$1.00	\$0.02	37	14	0.0%	0.0%
11. Southeast	3	-40.0%	\$5.14K	-49.0%	\$1,499	-\$496	\$1.24	\$0.23	57	10	0.0%	0.0%
12. Green Valley North	2	-50.0%	\$4.05K	-48.7%	\$1,650	-\$200	\$0.94	-\$0.15	29	-36	-2.0%	-1.0%
13. Graham	2	-	\$4.95K	-	\$1,950	-	\$2.01	-	5	-	0.0%	-
14. Extended West	2	-33.3%	\$4.15K	-36.7%	\$1,995	-\$150	\$1.26	\$0.22	28	-55	6.5%	6.5%
15. SCC-Rio Rico West	1	-	\$1.45K	-	\$1,450	-	\$0.73	-	58	-	0.0%	-
16. SCC-Nogales East	1	0.0%	\$950	-52.5%	\$950	-\$1,050	\$1.12	\$0.28	6	-7	0.0%	4.8%
17. Cochise	1	-	\$650	-	\$650	-	\$1.18	-	163	-	0.0%	-
18. Green Valley Sout...	1	-	\$1.55K	-	\$1,550	-	\$1.32	-	73	-	-2.8%	-
19. Green Valley Nort...	1	-	\$1.4K	-	\$1,399	-	\$1.26	-	40	-	0.0%	-

1 - 19 / 19 < >

Median Lease by Region



All data from MLSSAZ... Updated as of: Jan 6, 2025

MLS of Southern Arizona®

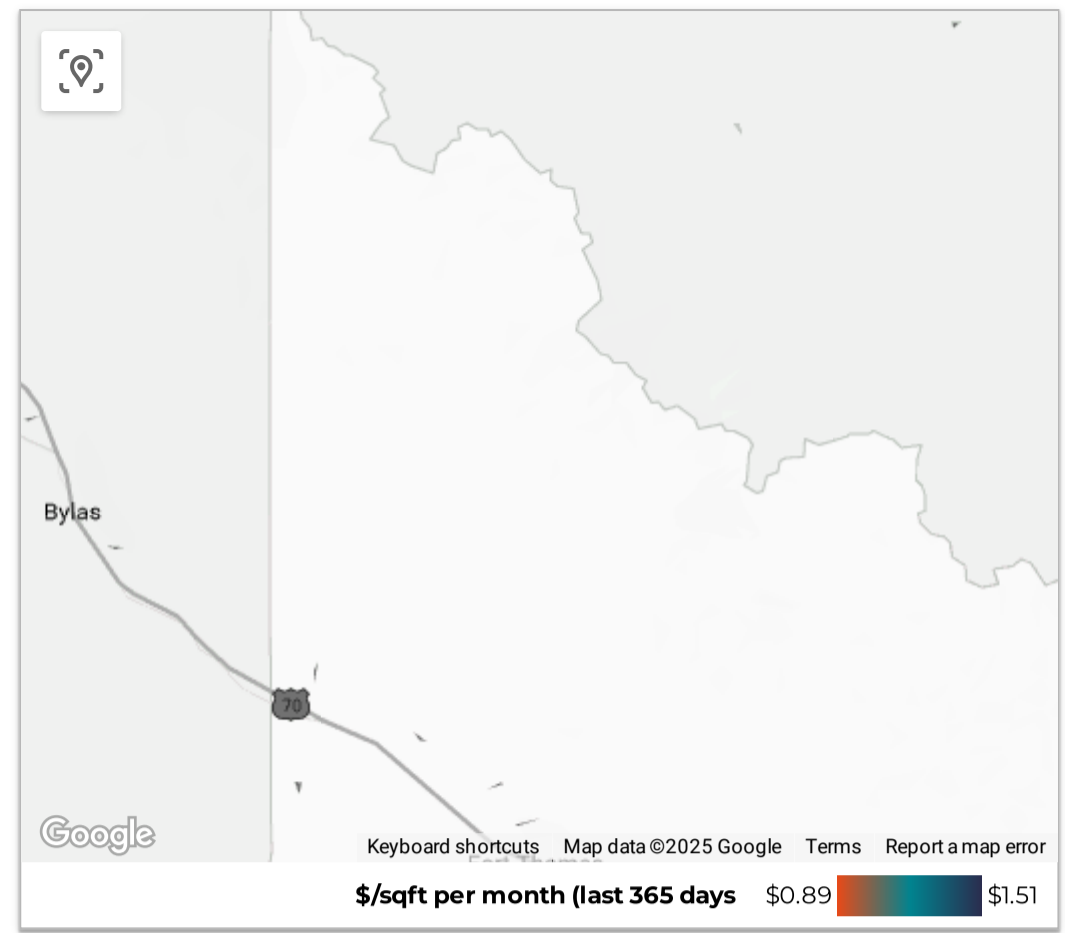
Southern AZ Rental Housing Market

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 This report provides a snapshot of the market as taken on: Jan 6, 2025

Region City Zip Code

County Type Beds

Price Range Between and



Dec 2024 vs. last year

Use this table to compare zip codes year-over-year in your selected area on a range of metrics.

Market Activity					Market Pricing				Renter Demand			
Zip Code	# of Leases	% Δ	Volume	% Δ	Median Lease	Δ	\$/sqft	Δ	Median DOM	Δ	% Over	Δ
1. 85747	13	116.7%	\$26,165	131.5%	\$1,995	\$350	\$1.04	-\$0.09	40	1	0.3%	0.3%
2. 85716	10	66.7%	\$11,799	48.5%	\$1,029	-\$21	\$1.39	\$0.15	28	-5	-0.6%	-2.8%
3. 85750	10	42.9%	\$25,645	95.1%	\$1,900	\$5	\$1.44	\$0.01	33	-3	-1.7%	0.4%
4. 85742	9	-18.2%	\$20,656	-6.4%	\$2,300	\$400	\$1.24	\$0.13	52	4	1.0%	1.0%
5. 85745	8	166.7%	\$13,054	93.5%	\$1,795	-\$700	\$1.35	-\$0.40	33	-7	-0.8%	-9.7%
6. 85712	8	60.0%	\$11,709	70.4%	\$1,300	\$375	\$1.28	\$0.22	31	-13	0.0%	0.0%
7. 85710	8	14.3%	\$12,780	15.9%	\$1,750	\$0	\$1.15	-\$0.02	48	26	0.3%	1.1%
8. 85719	7	-50.0%	\$10,070	-43.7%	\$1,500	\$250	\$1.59	\$0.19	22	-22	1.2%	1.7%
9. 85739	7	75.0%	\$18,800	43.0%	\$2,775	-\$425	\$1.33	-\$0.52	71	56	-4.7%	-11.1%
10. 85641	7	-41.7%	\$13,639	-49.4%	\$2,100	-\$175	\$1.15	\$0.17	47	0	0.3%	0.5%
11. 85718	5	-37.5%	\$12,290	-28.8%	\$2,650	\$1,300	\$1.38	-\$0.28	28	1	0.0%	0.7%
12. 85715	5	25.0%	\$10,500	64.4%	\$1,850	\$655	\$1.38	\$0.18	73	43	0.0%	0.0%
13. 85756	4	-33.3%	\$6,645	-39.4%	\$1,600	-\$95	\$1.09	\$0.03	32	-23	0.0%	0.0%
14. 85711	4	-20.0%	\$6,340	-24.2%	\$1,595	-\$100	\$1.17	-\$0.17	44	-7	0.0%	-0.0%
15. 85757	4	0.0%	\$6,820	-18.2%	\$1,675	-\$220	\$1.00	\$0.10	37	31	0.0%	0.0%
16. 85705	4	0.0%	\$5,345	30.5%	\$1,275	\$375	\$1.54	\$0.34	19	-7	0.0%	0.0%
17. 85623	4	300.0%	\$12,650	336.2%	\$2,375	-\$525	\$1.98	\$0.40	35	22	2.0%	2.0%
18. 85730	4	-55.6%	\$7,194	-51.1%	\$1,749	\$149	\$1.28	\$0.11	9	-10	0.0%	-0.2%
19. 85737	4	-42.9%	\$10,765	-31.3%	\$2,695	\$595	\$1.15	-\$0.43	50	10	3.2%	2.2%
20. 85755	3	-57.1%	\$6,645	-63.7%	\$2,295	-\$155	\$1.33	\$0.10	36	15	0.0%	2.5%
21. 85749	2	-	\$5,400	-	\$2,700	-	\$1.48	-	50	-	-2.6%	-
22. 85653	2	-33.3%	\$4,145	-36.7%	\$1,995	-\$150	\$1.26	\$0.22	28	-55	6.5%	6.5%
23. 85614	2	-	\$2,949	-	\$1,399	-	\$1.29	-	40	-	-1.4%	-

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Median Lease by Zip Code

